

BELLA VISTA VILLAGE PROPERTY OWNERS' ASSOCIATION
BOARD OF DIRECTORS MEETING - (REGULAR SESSION)
JUNE 22, 2023, 6:00 p.m.

BOARD MEMBERS PRESENT AND VIA ZOOM: Chairperson Brandenburg, Vice-Chair Jan Hagan, Directors JB Portillo, Jerre Barron jr., Mike Abb, Sandy Fosdick, Jeff Hendren, Jackie Gain, and Jason Loyd.

BOARD MEMBERS ABSENT: None

BOARD MEMBER PROXY: None

OTHERS PRESENT: Chief Operating Officer Tom Judson, General Counsel Doug McCash, Chief Financial Officer and Treasurer Beth Nagel, and Corporate Secretary Jessica McCrary.

I. CALL TO ORDER

Chairperson Brandenburg called the meeting to order at 6:00 p.m.

II. PLEDGE OF ALLEGIANCE

III. CELEBRATING SUCCESS

Director of Business Development, Tommy Lee, presented a celebrating success award to Chris Faulkner, Marketing and Communications and The Man behind the Booth Livestreaming all Board and Committee meetings. Chris goes above and beyond and has stepped up in multiple projects. To view the award, please visit the link provided.

<https://youtu.be/xSxA8LxoesE>

IV. APPROVAL OF MINUTES (BOARD VOTE)

Director Loyd made a motion to approve the Board of Directors Regular Session minutes from May 25, 2023, meeting. Director Hendren seconded. There was no discussion. The motion passed unanimously in favor.

Director Hagan made a motion to approve the Board of Directors Work Session minutes from June 15, 2023, meeting. Director Barron seconded. There was no discussion. The motion passed unanimously in favor.

V. JOINT ADVISORY COMMITTEE REPORTS

To review the minutes and videos of each Joint Advisory Committee's meeting, please visit our web page, <https://bellavistapoa.com/governance/committees/>.

Deborah Lukotch, Chairperson for the Recreation Committee presented the JAC summary. For further information please visit the link provided.

<https://bellavistapoa.com/governance/committees/>

Mr. Judson presented the Lakes JAC summary. For further information please visit the link provided. <https://bellavistapoa.com/governance/committees/>.

Ruth Hatcher, Chairperson of the Golf Committee presented the Golf JAC summary. For further information please visit the link provided.

<https://bellavistapoa.com/governance/committees/>.

VI. FINANCIAL REPORT

The Chief Financial Officer, Beth Nagel presented the May financials. The reports are available on our website, please visit <https://bellavistapoa.com/governance/financials/>.

VII. OPEN FORUM – PROPERTY OWNER COMMENTS LIMITED TO 3 MINUTES

A member shared their concern for a missing sign, the Stoneykirk boat ramp sign for Loch Lomond. This is one of the small gray signs.

VIII. RESPONSE TO OPEN FORUM

Mr. Judson explained there are numerous gray signs that have come down themselves due to age. The POA researched replacing all those signs, 55 of them to be exact. However, the city requirements and costs are not feasible. The POA is trying to work with the city as an alternative option to replace these signs. For further information and exact costs stated, please visit the link provided. <https://youtu.be/xSxA8LxoesE>

NEW BUSINESS

IX. Budget Calendar for 2024

Director Gain made a motion approving the Budget Calendar for 2024. Director Portillo seconded. There was no discussion; the motion passed unanimously in favor.

X. Proposed Improvements to the Gear Garden.

Director Loyd made a motion approving the expenditure of \$32,000 (Includes a 10% contingency) for the improvements requested for the Gear Garden. Director Hagan seconded. There was no discussion, the motion passed unanimously in favor.

XI. Elections Committee Nomination

Director Hendren made a motion to approve the nomination of Ann Dahlke to serve on the Elections Committee. Director Portillo seconded. There was no discussion, the motion passed unanimously in favor.

XII. Golf Committee Nominations

Director Gain made a motion affirming the nomination of James (Jim)Estes to the Golf Committee. Director Loyd seconded. There was no discussion, the motion passed unanimously in favor.

Director Loyd made a motion affirming the nomination of Brad Lawrence to the Golf Committee. Director Barron seconded. There was no discussion, the motion passed unanimously in favor.

Director Gain made a motion affirming the nomination of Kimela Mullen to the Golf Committee. Director Hendren seconded. There was no discussion, the motion passed unanimously in favor.

Director Barron made a motion affirming the nomination of Dave DeGraf to the Golf Committee. Director Fosdick seconded. There was no discussion, the motion passed unanimously in favor.

XIII. Policy 3.09 – Dock and Boathouse. This is the second reading of two required readings.

Director Hagan made a motion approving the suggested changes to Policy 3.09, this is the second reading of two required readings. Director Barron seconded. There was no discussion, the motion passed unanimously in favor.

XIV. Policy 10.02 – Definition of Improved. Brand-new Policy. This is the second reading of two required readings.

Director Hendren made a motion approving the new Policy 10.02, this is the second reading of two required readings. Director Fosdick seconded. There was no discussion, the motion passed unanimously in favor.

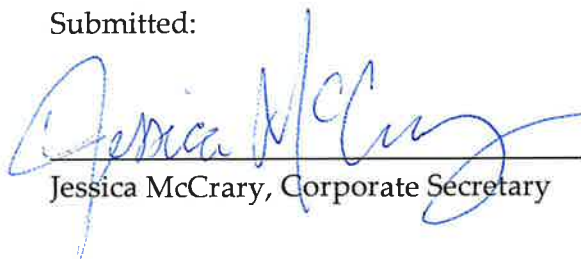
XV. ANNOUNCEMENTS

- a. **Recreation JAC Meeting** – Monday, July 10th at 4:00 p.m. in the Boardroom at the Country Club and via Livestream.
- b. **Lakes JAC Meeting** – Wednesday, July 12th at 2:00 pm. in the Boardroom at the Country Club and via Livestream.
- c. **Golf JAC Meeting** – Wednesday, July 12th at 4:00 p.m. in the Boardroom at the Country Club and via Livestream.
- d. **Rules and Regulation Meeting** – Thursday, July 13th at 1:30 p.m. in the Boardroom at the Country Club and via Livestream.
- e. **Board of Directors GM Meeting** – Thursday, July 13th at 2:30 p.m. in the Boardroom at the Country Club (CLOSED MEETING)
- f. **Board of Directors Work Session** – Thursday, July 20th at 9:00 a.m. in the Boardroom at the Country Club and via Livestream.
- g. **Board of Directors Regular Session** – Thursday, July 27th at 6:00 p.m. in the Boardroom at the Country Club and via Livestream.

XVI. ADJOURNMENT

The meeting was adjourned at 6:43 p.m.

Submitted:


Jessica McCrary, Corporate Secretary

Approved:


David Brandenburg, Board Chairperson